

TOWN OF LOS GATOS
110 East Main Street, Los Gatos, CA 95032 (408) 354-6872

SUMMARY MINUTES OF A REGULAR MEETING OF THE **DEVELOPMENT REVIEW COMMITTEE** OF THE TOWN OF LOS GATOS FOR **JUNE 24, 2008**, HELD IN THE TOWN COUNCIL CHAMBERS, CIVIC CENTER, 110 EAST MAIN STREET, LOS GATOS, CALIFORNIA.

The meeting was called to order at 9:00 a.m. by Chair Baily.

ATTENDANCE

Members Present:

Sandy Baily, Associate Planner

Joel Paulson, Associate Planner

Wayne Hokanson, Fire Department

Mark Glendinning, Building Inspector

Trang Tu-Nguyen, Assistant Civil Engineer

PUBLIC HEARINGS

ITEM 1: 215 Bean Avenue
Architecture and Site Application S-08-033

Requesting approval to demolish an existing structure and to construct a new two family residence which will be used as a rectory for St. Mary's Church on property zoned R-1D. APN 510-44-084.

PROPERTY OWNER: Roman Catholic Welfare Corp of San Jose

APPLICANT: Gary Schloh

1. *Chair Baily* opened the public hearing.
2. Staff gave report on proposed project.
3. Applicant was introduced.
4. Members of the public were not present.
5. Public hearing closed.
6. *Hokanson* moved to approve the application subject to the conditions presented and as modified to allow the number of units to be decreased to one unit as an alternative within the proposed building, with the following findings and considerations:
 - (a) That the proposed project is categorically exempt, pursuant to Section 15303 of the California Environmental Quality Act as adopted by the Town; and
 - (b) As required by Section 29.10.09030 (e) of the Town Code, for the demolition of the existing structure:
 - (1) The Town's housing stock will be maintained because the structure to be demolished is not a residence and a new two family residence is proposed; and
 - (2) The existing structure is not historically or architecturally significant; and
 - (3) The property owner does not want to maintain the existing structure; and
 - (4) The economic utility of the building has been exceeded; and

- (c) That the project is in conformance with the considerations for Architecture and Site applications as set forth in Section 29.20.150 of the Zoning Ordinance; and
- (d) That the work proposed is consistent with the Redevelopment Plan for the Central Los Gatos Redevelopment Project Area (Section IV.B).

7. *Glendinning* seconded, motion passed unanimously.

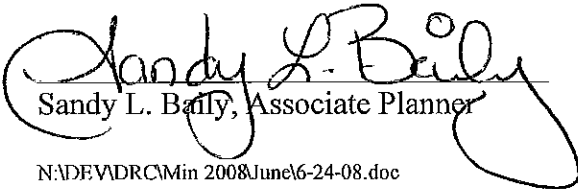
8. Appeal rights were cited.

OTHER BUSINESS

NONE

ADJOURNMENT

Meeting adjourned at 9:10 a.m. The next regularly scheduled meeting of the Development Review Committee is the following Tuesday.


Sandy L. Bailey, Associate Planner

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